

**Fill in this information to identify the case:**

United States Bankruptcy Court for the:

**NORTHERN DISTRICT OF TEXAS**

Case number (if known): \_\_\_\_\_ Chapter 11

Check if this is an amended filing

**Official Form 201**

**Voluntary Petition for Non-Individuals Filing for Bankruptcy**

**06/24**

If more space is needed, attach a separate sheet to this form. On the top of any additional pages, write the debtor's name and the case number (if known). For more information, a separate document, Instructions for Bankruptcy Forms for Non-Individuals, is available.

1. Debtor's name	<u>Sigma Property Holdings, LLC</u>									
2. All other names debtor used in the last 8 years	<u>aka Sigma Property Holdings, LLC - Trinity Mills Series</u>									
Include any assumed names, trade names and <i>doing business as</i> names										
3. Debtor's federal Employer Identification Number (EIN)	<u>8 7 - 2 0 4 9 3 2 9</u>									
4. Debtor's address	<p>Principal place of business <u>2908 Trinity Mills Road</u> Number Street _____</p> <p>Mailing address, if different from principal place of business <u>7301 N State Hwy 161</u> Number Street <u>Suite 150</u> P.O. Box _____</p>									
<p><b>Carrollton TX 75006</b> City State ZIP Code</p> <p><b>Irving TX 75039</b> City State ZIP Code</p>										
Location of principal assets, if different from principal place of business Number Street _____										
City State ZIP Code										
5. Debtor's website (URL)	_____									
6. Type of debtor	<input checked="" type="checkbox"/> Corporation (including Limited Liability Company (LLC) and Limited Liability Partnership (LLP)) <input type="checkbox"/> Partnership (excluding LLP) <input type="checkbox"/> Other. Specify: _____									

Debtor Sigma Property Holdings, LLC Case number (if known) \_\_\_\_\_

**7. Describe debtor's business**

A. Check one:

- Health Care Business (as defined in 11 U.S.C. § 101(27A))
- Single Asset Real Estate (as defined in 11 U.S.C. § 101(51B))
- Railroad (as defined in 11 U.S.C. § 101(44))
- Stockbroker (as defined in 11 U.S.C. § 101(53A))
- Commodity Broker (as defined in 11 U.S.C. § 101(6))
- Clearing Bank (as defined in 11 U.S.C. § 781(3))
- None of the above

B. Check all that apply:

- Tax-exempt entity (as described in 26 U.S.C. § 501)
- Investment company, including hedge fund or pooled investment vehicle (as defined in 15 U.S.C. § 80a-3)
- Investment advisor (as defined in 15 U.S.C. § 80b-2(a)(11))

C. NAICS (North American Industry Classification System) 4-digit code that best describes debtor. See <http://www.uscourts.gov/four-digit-national-association-naics-codes>

\_\_\_\_\_

**8. Under which chapter of the Bankruptcy Code is the debtor filing?**

Check one:

- Chapter 7
- Chapter 9
- Chapter 11. Check all that apply:
  - Debtor's aggregate noncontingent liquidated debts (excluding debts owed to insiders or affiliates) are less than \$3,024,725 (amount subject to adjustment on 4/01/25 and every 3 years after that).
  - The debtor is a small business debtor as defined in 11 U.S.C. § 101(51D). If the debtor is a small business debtor, attach the most recent balance sheet, statement of operations, cash-flow statement, and federal income tax return or if all of these documents do not exist, follow the procedure in 11 U.S.C. § 1116(1)(B).
  - The debtor is a small business debtor as defined in 11 U.S.C. § 101(51D), and it chooses to proceed under Subchapter V of Chapter 11.
  - A plan is being filed with this petition.
  - Acceptances of the plan were solicited prepetition from one or more classes of creditors, in accordance with 11 U.S.C. § 1126(b).
  - The debtor is required to file periodic reports (for example, 10K and 10Q) with the Securities and Exchange Commission according to § 13 or 15(d) of the Securities Exchange Act of 1934. File the Attachment to Voluntary Petition for Non-Individuals Filing for Bankruptcy Under Chapter 11 (Official Form 201A) with this form.
  - The debtor is a shell company as defined in the Securities Exchange Act of 1934 Rule 12b-2.
- Chapter 12

Debtor Sigma Property Holdings, LLC Case number (if known) \_\_\_\_\_

9. Were prior bankruptcy cases filed by or against the debtor within the last 8 years?

No

Yes. District \_\_\_\_\_ When \_\_\_\_\_ Case number \_\_\_\_\_  
MM / DD / YYYY

If more than 2 cases, attach a separate list.

District \_\_\_\_\_ When \_\_\_\_\_ Case number \_\_\_\_\_

MM / DD / YYYY Case number \_\_\_\_\_

District \_\_\_\_\_ When \_\_\_\_\_ Case number \_\_\_\_\_

MM / DD / YYYY

10. Are any bankruptcy cases pending or being filed by a business partner or an affiliate of the debtor?

No

Yes. Debtor \_\_\_\_\_ Relationship \_\_\_\_\_

District \_\_\_\_\_ When \_\_\_\_\_ MM / DD / YYYY

Case number, if known \_\_\_\_\_

List all cases. If more than 1, attach a separate list.

Debtor \_\_\_\_\_ Relationship \_\_\_\_\_

District \_\_\_\_\_ When \_\_\_\_\_ MM / DD / YYYY

Case number, if known \_\_\_\_\_

11. Why is the case filed in this district?

*Check all that apply:*

- Debtor has had its domicile, principal place of business, or principal assets in this district for 180 days immediately preceding the date of this petition or for a longer part of such 180 days than in any other district.
- A bankruptcy case concerning debtor's affiliate, general partner, or partnership is pending in this district.

Debtor Sigma Property Holdings, LLC Case number (if known) \_\_\_\_\_

**12. Does the debtor own or have possession of any real property or personal property that needs immediate attention?**

- No  
 Yes. Answer below for each property that needs immediate attention. Attach additional sheets if needed.

**Why does the property need immediate attention? (Check all that apply.)**

- It poses or is alleged to pose a threat of imminent and identifiable hazard to public health or safety.  
What is the hazard? \_\_\_\_\_
- It needs to be physically secured or protected from the weather.
- It includes perishable goods or assets that could quickly deteriorate or lose value without attention (for example, livestock, seasonal goods, meat, dairy, produce, or securities-related assets or other options).
- Other \_\_\_\_\_

**Where is the property?**

Number Street

City \_\_\_\_\_ State \_\_\_\_\_ ZIP Code \_\_\_\_\_

**Is the property insured?**

- No  
 Yes. Insurance agency \_\_\_\_\_
- Contact name \_\_\_\_\_
- Phone \_\_\_\_\_

### Statistical and administrative information

**13. Debtor's estimation of available funds**

Check one:

- Funds will be available for distribution to unsecured creditors.  
 After any administrative expenses are paid, no funds will be available for distribution to unsecured creditors.

**14. Estimated number of creditors**

- 1-49                     1,000-5,000                     25,001-50,000  
 50-99                     5,001-10,000                     50,001-100,000  
 100-199                     10,001-25,000                     More than 100,000  
 200-999

**15. Estimated assets**

- \$0-\$50,000                     \$1,000,001-\$10 million                     \$500,000,001-\$1 billion  
 \$50,001-\$100,000                     \$10,000,001-\$50 million                     \$1,000,000,001-\$10 billion  
 \$100,001-\$500,000                     \$50,000,001-\$100 million                     \$10,000,000,001-\$50 billion  
 \$500,001-\$1 million                     \$100,000,001-\$500 million                     More than \$50 billion

**16. Estimated liabilities**

- \$0-\$50,000                     \$1,000,001-\$10 million                     \$500,000,001-\$1 billion  
 \$50,001-\$100,000                     \$10,000,001-\$50 million                     \$1,000,000,001-\$10 billion  
 \$100,001-\$500,000                     \$50,000,001-\$100 million                     \$10,000,000,001-\$50 billion  
 \$500,001-\$1 million                     \$100,000,001-\$500 million                     More than \$50 billion

Debtor Sigma Property Holdings, LLC

Case number (if known) \_\_\_\_\_

## Request for Relief, Declaration, and Signatures

**WARNING** -- Bankruptcy fraud is a serious crime. Making a false statement in connection with a bankruptcy case can result in fines up to \$500,000 or imprisonment for up to 20 years, or both. 18 U.S.C. §§ 152, 1341, 1519, and 3571.

**17. Declaration and signature of authorized representative of debtor**

- The debtor requests relief in accordance with the chapter of title 11, United States Code, specified in this petition.
- I have been authorized to file this petition on behalf of the debtor.
- I have examined the information in this petition and have a reasonable belief that the information is true and correct.

I declare under penalty of perjury that the foregoing is true and correct.

Executed on 08/30/2024  
MM / DD / YYYY

**X** /s/ Marco Navarro

Signature of authorized representative of debtor

**Marco Navarro**

Printed name

**Authorized Representative**

Title

**18. Signature of attorney**

**X** /s/ Joyce W. Lindauer

Signature of attorney for debtor

Date 08/30/2024

MM / DD / YYYY

**Joyce W. Lindauer**

Printed name

**Joyce Lindauer**

Firm name

**Joyce W. Lindauer Attorney, PLLC**

Number Street

**1412 Main Street, Suite 500**

**Dallas**

City

**TX**

State

**75202**

ZIP Code

**(972) 503-4033**

Contact phone

**joyce@joycelindauer.com**

Email address

**21555700**

Bar number

**TX**

State

UNITED STATES BANKRUPTCY COURT  
NORTHERN DISTRICT OF TEXAS  
DALLAS DIVISION

IN RE: **Sigma Property Holdings, LLC**

CASE NO

CHAPTER **11**

**VERIFICATION OF CREDITOR MATRIX**

The above named Debtor hereby verifies that the attached list of creditors is true and correct to the best of his/her knowledge.

Date 8/30/2024

Signature /s/ Marco Navarro  
*Marco Navarro*  
*Authorized Representative*

Date \_\_\_\_\_

Signature \_\_\_\_\_

Attorney General of Texas  
Bankruptcy Division  
P O Box 12548  
Austin, TX 78711-2548

Dallas County Tax Assessor  
c/o Linebarger Goggan Blair & Sampson, L  
2777 N. Stemmons Freeway, Ste 1000  
Dallas, TX 75207

Farrukh Hamid  
c/o The Posey Law Firm, P.C.  
408 W 11th, 5th Floor  
Austin, TX 78701

Internal Revenue Service  
Mail Code DAL-5020  
1100 Commerce Street  
Dallas, Texas 75242-1100

Internal Revenue Service  
Centralized Insolvency Operations  
PO Box 7346  
Philadelphia, PA 19101-7346

Linebarger Goggan Blair & Sampson  
2777 N. Stemmons Freeway  
Suite 1000  
Dallas, TX 75207

Texas Comptroller of Public Accounts  
Revenue Acctng Div - Bankr Section  
PO Box 13528  
Austin, TX 78711-3528

Texas Workforce Commission  
101 East 15th Street  
Austin, TX 78778-0001

U. S. Attorney General  
Department of Justice  
Main Justice Building  
10th & Constitution Ave., NW  
Washington, DC 20530-0001

U. S. Trustee's Office  
1100 Commerce Street  
Room 976  
Dallas, TX 75242